

Minutes of the Monthly Meeting of the
Kearny Mesa Planning Group
May 16, 2018
Serra Mesa/Kearny Mesa Public Library
9005 Aero Drive, San Diego, CA 92123

Planning Group Members in Attendance:

Tim Nguyen Paul Yung Tana Lorah Todd Matcher Ray Richmond Jeff Sallen
 John Turpit Meridith Marquis Buzz Gibbs Ed Quinn Karen Ruggels Robyn Badilla
 Derek Applbaum John Mulvihill Dana Hooper Mike Huntoon

Community Members in Attendance:

Michael Sosamon, Alex Wade, Patrick McDonald, Sherm Harmer, Jessica McElfresh, Sapphire Blackwood, Jim Bartel, Abbay Schweitzer, Andy Dzulynsky, Matthew Johnston, Tiffany Lavan, Teresa Frey, David Belanich, Sara Adams, Phil Adams, Alexander Zamora, Jason Weisz, Lisa Lind, Allen Young

The Meeting was brought to order at 11:40 PM by Jeff Sallen, chair of the Kearny Mesa Planning Group. Copies of the **Minutes of the April meeting** were distributed and discussed. After the members reviewed the minutes, Jeff asked for any changes or corrections. They were **approved 6-0-2**.

Following the approval of minutes, Jeff announced an open position on the Kearny Mesa Planning Group. Mike Huntoon with Solar Turbines volunteered his services to the board and was asked to join.

Public Comment: Nobody from the audience stood to speak for public comment.

Informational Item:

1. John Mulvihill (Planning Group Member & President of Pacific Southwest Mortgage) intends to demolish an existing three story office building on Complex Drive and plans to construct a new industrial/flex building on the premises. The building for now is being built on spec and will allow for a multitude of different uses. The building will be built with grade level loading doors but has potential to add a dock should a tenant desire one. There will be enough parking to provide a parking ratio of 2.1/1,000 SF. Because a change in zoning is not taking effect, this project does not require a vote from the planning group and was solely given out of respect for to the group and to inform the community.

Action Item:

2. Steve Rawlings with the Alcoholic Beverage Specialists presented and asked for a recommendation of approval to rezone the existing Boomers site from RS-1-2 to CC 1-3. The change in zoning will allow the property owner to construct a working restaurant on site. The group voted in favor of the project (10-0-1).
3. Jim Bartell (President of Bartell & Associates) presented on project #585435 to request a recommendation of a Condition Use Permit to allow a Marijuana Production Facility to operate at 8859 Balboa Avenue, Suite A-E. The project encompasses 5 units with a total size of 4,998 SF within an existing 39,674 SF Building. The KMPG voted (11-0-1) in favor of postponing the vote until the applicant returned with all issues in their cycle letter complete. Applicant promised they would return to the KMPG for a vote once all issue with the city had been resolved.
4. Sapphire Blackwood with Grassroots Resources along with Jessica McElfresh (Attorney-at-Law) presented on project #585369 to request a recommendation of a Conditional Use Permit to allow a Marijuana Production Facility to operate a 8,155 square foot facility located within a 14,173

multi-tenant building. The group is currently operating at the location under a Business Tax Certificate as a medical marijuana manufacturer and distributor. They also hold a temporary license through the state of California. Mr. Michael Sosamon (VP & CAO of Integrits Corp.) occupies the entire second floor of this facility and asked to be heard. Michael announced to the group his concern regarding odor and security due to the nature of his business (Government Contractor). The KMPG voted (11-0-1) in favor of postponing the vote until the applicant returned with all issues in their cycle letter complete. Applicant promised they would return to the KMPG for a vote once all issue with the city had been resolved.

5. Lisa Lind w/the City of San Diego Planning Department presented the Kearny Mesa Community Plan Update Draft Land Use Map for recommendation for further study from the Planning Group. The group voted on three Maps for further investigation. The first was the overall map (12-0-0). The second was a further study to allow for mixed use development along Convoy Street (8-3-0) and the third was a vote to allow for further study of mixed use development along Clairemont Mesa Blvd. near the recently constructed County Operation Center (7-5-0).

Additional public comment with regard to the commercial marijuana industry was brought up by community members.

Jeff concluded the meeting at 1:15pm.